City of Lone Tree Planning Commission Agenda
Tuesday, January 27, 2015

Meeting Location: City Council Meeting Room, Lone Tree Civic Center, 8527 Lone Tree Parkway

Meeting Procedure: The Lone Tree Planning Commission and staff will meet in a public Study Session at 6:00 p.m. in the lower level of the Civic Center. The Regular Meeting will be convened at 6:30 p.m. in the City Council meeting room. Contact Jennifer Drybread, jennifer.drybread@cityoflonetree.com if special arrangements are needed to attend (at least 24 hours in advance). Comments from the public are welcome during the Public Comment portion of the meeting (brief comments on items not appearing on the regular meeting agenda). Those persons requesting to comment on an agenda item will be called upon by the Chair. If you have any questions please contact Jennifer Drybread, Senior Planner, at jennifer.drybread@cityoflonetree.com, or 303-708-1818.

6:00 p.m. Study Session Agenda

1. Administrative Matters

6:30 p.m. Regular Meeting Agenda

1. Opening of Meeting / Roll Call
2. Conflict of Interest Inquiry
3. Public Comment
4. Minutes of the January 13, 2015 Planning Commission meeting
5. Lone Tree Comprehensive Plan – Visioning Discussion
   As part of a proposed update to the Comprehensive Plan, staff is seeking feedback regarding the long term vision for the City.
6. Adjournment

MINUTES OF THE
Lone Tree Planning Commission Meeting
January 13, 2015

Lone Tree Civic Center

1. Attendance

In attendance were:

Martha Sippel, Chair
Dave Kirchner, Vice-Chair
Rhonda Carlson, Planning Commissioner
Andrew Dodgen, Planning Commissioner
Roy Kline, Planning Commissioner
Stephen Mikolajczak, Planning Commissioner
Herb Steele, Planning Commissioner

Also in attendance from City staff were:
Kelly First, Community Development Director
Jennifer Drybread, Senior Planner
Hans Friedel, Planner II
John Cotten, Public Works Director
Taylor Goertz, Capital Improvement Projects Engineer

2. Regular Meeting Call to Order

The meeting was called to order at 6:30 pm with a quorum.

3. Conflict of Interest

There were no conflicts of interest stated.

4. Minutes of the December 9, 2014 Planning Commission Meeting

Commissioner Steele moved, and Commissioner Kirchner seconded, to approve the minutes. The motion passed with 6 affirmative votes. Commissioner Dodgen abstained as he was not a member of the Planning Commission at the time.

5. Election of Planning Commission Officers/Election of BOAA Alternate

Commissioner Steele moved, and Commissioner Kirchner seconded, to nominate Commissioner Sippel as Chair. The motion passed unanimously.

Commissioner Sippel moved, and Commissioner Carlson seconded to nominate Commissioner Kirchner as Vice Chair. The motion passed unanimously.

Commissioner Kirchner moved, and Commissioner Sippel seconded, to nominate Commissioner Mikolajczak as the alternate to the Board of Adjustment and Appeals. The motion passed unanimously.

6. RTD Presentation of the Southeast Light Rail Extension Station Preliminary Plans Project #SP15-02

Kelly First introduced the item and indicated that staff is seeking comments and questions from the Planning Commission that will be passed along to the City Council. She indicated that staff from the Regional Transportation District (RTD) would be giving a presentation, and that staff, including the Public Works Director as well as Darryl Jones from Coventry Development, were also available for questions.

Andy Mutz, Project Manager from RTD provided an overview of the project including background information, the financial plan, project status, key project elements, and alignment. Tom Papadinoff, with RTD, described the alignment and project details associated with major structures and each of the three stations. He noted that the design of the parking structure is still a work in progress, as are some of the other elements of the project. Mr. Mutz described the project timeline and process by which RTD will be soliciting and selecting a design build contractor. He indicated that they are seeking feedback from the City on how the project looks, and that they intend to have a workshop with the City to further discuss design once the contractor has been selected.

Commissioners Kline suggested that the signage tie in with the look of signs the City is considering as part of its overall sign plan project. He also asked for clarification on the scope of the subsequent SIP. The intent is that each station will have its own SIP.

Commissioner Mikolajczak asked about how the various stations around the system compare; are they similar or designed to reflect local characteristics? Mr. Mutz responded that each of the corridors are unique and they try to respond to local conditions and contexts. Commissioner Mikolajczak asked about the impact of the flyover at Lincoln Avenue on visibility of traffic signs. John Cotten responded that they do not think there will be a problem with obstruction, but they are looking at that issue. Commissioner Mikolajczak commented that there should be adequate vehicle stacking area to accommodate what will likely be a lot of users at the Sky Ridge Station. He also received clarification on the ways in which RTD uses various tools inside the train to inform riders of the routes and upcoming stops.

Commissioner Carlson said she had a favorable impression of the project and reiterated that signage should be consistent with the City plans for signage.

Commissioner Steele asked for clarification on the system and how one would get from Lone Tree to DIA. Susan Wood, of RTD, described that you will be able to get to DIA from the RidgeGate station via the I-225 line. Commissioner Steele also asked if they would be maintaining or staging cars at these locations. Mr. Mutz indicated they do not plan for maintenance but they may stage 3-4 cars at the end of the line. Commissioner Steele said he shared the previous concern about the potential impacts of the flyover at Lincoln Avenue on visibility of traffic lights. Mr. Cotten indicated that it will probably not be a problem but if it is, there are design solutions to address it. Commissioner Steele also inquired about the height of the bridge at Lincoln Avenue relative to the development immediately south of Lincoln, and whether Hampton Inn was aware of plans for light rail when they developed the hotel. Mr. Mutz thought the bridge might be comparable to the 2nd or 3rd story of the buildings, and it was confirmed that the hotel was well aware of future plans for light rail.

Commissioner Steele asked if the design of the Lincoln Avenue flyover nad the pedestrian bridge had been coordinated to ensure compatibility. Mr. Cotten indicated that there had not and that the pedestrian bridge has not yet been designed. He indicated that the pedestrian bridge is intended to be iconic, compared to the more utilitarian look of the RTD bridge. It is possible there could be some correlation of colors and finishes between the two.

Commissioner Steele asked whether there could be an alternative to the use of chain link fencing at the Lincoln Avenue flyover. Mr. Mutz indicated it would be a cost issue and they could look into it, although he advocated for the black clad chain link as it tends to disappear visually. Commissioner Steele said he can appreciate that for bridges over I-25 where vehicle speeds are greater, but that the Lincoln Avenue bridge is an entryway for Lone Tree and he would advocate for an alternative to chain link at that location.

Commissioner Kirchner inquired about the bridge clearances, which are about 17’9” minimum standard. He asked whether the proposed canopy design is different from the rest of the line, and Mr. Mutz indicated it is different. Commissioner Kirchner said he liked the design and incorporation of the Lone Tree logo. He also asked about the compass design in the pavement at the Sky Ridge Station and whether that was determined yet. Mr. Papdinoff indicated that it was the latest thinking on an art placeholder and if the City liked it, they would pursue it. Commissioner Kirchner confirmed that he liked it. He also asked about expansion of RidgeGate Parkway east of I-25 and Mr. Cotten confirmed that the road and turn lanes have been designed to accommodate traffic and with the light rail in mind. Commissioner Kirchner asked about the bike lockers. Mr. Papadinoff indicated they are beige and typically hold about 6-12 bikes.

Commissioner Dodgen said it was a great plan and asked if the City Center station could be formally called "Lone Tree City Center Station"? There was some discussion of other stations within the system that incorporate the municipality name. Mr. Mutz said they may need to make that a formal request to the RTD Board, and they could do that. Commissioner Dodgen asked whether the two hotels and apartments in the area knew about plans for light rail. Ms. Wood and Mr. Jones confirmed that they did and that it was one of the attractions for them locating in the area. They have also taken sound attenuation into account in their construction methods. Commissioner Dodgen agreed with other commissioners that it would be important to dovetail signage with that shown as part of the City's sign plan. He asked about the relationship to the LINK shuttle. Mr. Cotten indicated that the LINK is in its first year and routes will continue to be re-evaluated.

Commissioner Sippel supported previous comments for more ornamental fencing rather than chain link, and that signage be tied in to the sign plan in process now with the City. She thought it would be helpful to tour other stations to see how they are designed. Ms. Wood offered Planning Commissioners complimentary one-way tickets so that they could view other station designs at their convenience.

7. Fehr & Peers presentation of the Lone Tree Walk and Wheel Report Project #MI15-03

Jennifer Drybread introduced the item and indicated that staff is seeking comments and questions from the Planning Commission that will be passed along to the City Council. She introduced Taylor Goertz, Capital Improvements Engineer for the City. He briefly discussed the process used to develop the plan and introduced other participants involved in the planning process.

Charles Alexander, from Fehr and Peers, and lead consultant for the project discussed the purpose of the plan is to increase walking and biking opportunities in the City for all ages and abilities. He stated that the Plan was funded with a grant from Kaiser Permanente. Mr. Alexander relayed the public process used to solicit public input, largely through attendance at community events. He mentioned that the plan focused on increasing connectivity in the City (north and south, east and west). Mr. Alexander summarized their proposal for shared use paths and trails, opportunities for restriping to accommodate on-street bike lanes, the use of cycle tracks east of I-25, and pedestrian enhancements such as upgraded crosswalks and grade separated crossings. Their report includes future street standards for RidgeGate east of I-25 and a table that outlines cost estimates and funding priorities.

Commissioner Kirchner asked if the study undertook bike/pedestrian counts to see how many people use the system, and suggested a cost/benefit analysis might be worthwhile. Mr. Alexander answered that they had not undertaken counts, which would be cost prohibitive for this study. He said that they did look carefully at the feedback they received from the public. Commissioner Kirchner responded that

he wondered how many complaints came from people outside Lone Tree. Commissioner Kirchner asked Public Works Director John Cotten what the impact would be on vehicular traffic. Mr. Cotten responded that he thought the impact would be minimal, and that Yosemite Street, through the commercial area has 10'6" lanes, and that most people will not notice the difference in lane width. He added that bikes will not be in the lanes all the time and in that cars will likely spillover in the lanes during these times. Mr. Cotten stated that the work would be phased, and they might try one or two corridors and see if it makes sense to do more. Commissioner Kirchner asked how the City will monitor usage. Mr. Cotten answered that they will get feedback from people calling in and they could do some usage counts in the summer on weekends once a corridor is constructed.

Commissioner Dodgen stated that he likes the changes proposed to reduce RidgeGate Parkway to a three-lane facility, and recommended it be a permanent improvement to reduce cut-through traffic. He stated that the street is not really designed as an arterial. He expressed concern for necking down the roundabouts to one lane. Mr. Alexander responded that they will design the facility to have a dedicated right-turn lane. Commissioner Dodgen recommended trail maps in key places, with a message of welcoming people to Lone Tree.

Commissioner Kline stated he appreciated the plan. He likes the cycle tracks and wondered if these could be used on the arterials (Lincoln Avenue, Yosemite Street and Park Meadows Drive), since these streets are so dangerous. Mr. Alexander answered that there is not sufficient right-of-way. He stated that shared use paths were proposed on Lincoln Avenue, and cycle tracks could be considered in the future if Lincoln Avenue was reconstructed.

Commissioner Mikolajczak expressed appreciation for the plan, and felt there was a lot of time and effort involved in the report. He inquired about the Gap and Barrier Analysis. Mr. Alexander responded that it studies how people can get from anywhere to anywhere in the City. Commissioner Mikolajczak expressed concern that there was not enough width on major arterials to physically separate traffic from the bike lanes. Mr. Alexander responded that the City can look at pavement color changes at conflict zones, such as intersections. Mr. Cotten also answered that they may look at bicycle detection at intersections, but this can interrupt traffic flow. Commissioner Mikolajczak asked about crossing I-25. Mr. Cotten answered there will be an underpass at Happy Canyon Creek. Commissioner Mikolajczak asked if they saw any accident trends in the City. Mr. Alexander said they observed no trends. Commissioner Mikolajczak stated that he liked the proposals for the roundabouts.

Commissioner Carlson stated that she likes the bright green colors at the intersections and the elevated bicycle tracks in RidgeGate. She felt that people have trouble driving through the roundabouts in RidgeGate, and felt if they neck it down to one lane it will make it easier for drivers. She thought the study was a great job.

Commissioner Steele expressed concern that bicyclists will have a hard time hearing electric cars coming. Mr. Alexander said that bicyclists can feel the wind from the cars as they pass. Commissioner Steele answered that there is no wind from cars at intersections. Commissioner Steele asked about the Willow Creek Trail connection. Mr. Cotten stated that that it will take some work to make that happen and that residents in Heritage Hills will need to be consulted.

Commissioner Sippel pointed out some minor, non-substantive errors in the report.

RidgeGate resident Dave Lawful, who served on the Citizen's Advisory Board for the project stated that he was pleasantly surprised by the scope of the report. He stated that it was very comprehensive and there was a lot of thought that went into it. He expressed concern at how long it would take to implement the plan. He felt this was a good opportunity for Lone Tree to be considered a bicycle-friendly City.

Carriage Club resident Todd McCusker, who also served on the Citizen's Advisory Board for the project, stated that he found it difficult to ride in the City. He saw the upside of the plan, and that once it was built, bicyclists would use the system. He expressed that there would be benefits that would come out of the plan, and residents could ride to work, which would also be good for businesses.

8. Public Comment

There was no public comment.

9. Adjournment

There being no further business, Chair Sippel adjourned the meeting at 9:10 p.m.

These minutes have been reviewed and confirmed by

_____ (name), on _____(date)

DRAFT

CITY OF LONE TREE
STAFF REPORT

TO: **City of Lone Tree Planning Commission**

FROM: **Kelly First, Community Development Director**
Jennifer Drybread, Senior Planner

DATE: **January 21, 2015**

FOR: **January 27, 2015 Planning Commission Meeting**

SUBJECT: **Comprehensive Plan Visioning Discussion**

Summary:
At the Planning Commission meeting, staff will facilitate a discussion among Commissioners about a long term vision for the community. This exercise relates to the Comprehensive Plan update, currently in process. Although the Planning Commission participated in a "visioning" exercise last year, we are re-visiting the topic based on more specific direction from the City Council and City Manager's office as well as input from other Commissions, Boards and Committees (CBCs).

The desire is to ultimately draft a *new* Vision Statement that captures the overall essence or "big idea" about the community in a way that is simple, inspiring and memorable. The new Vision Statement will guide not only the content of the Comprehensive Plan, but could also form the basis for other strategic planning efforts and community engagement in the future.

Staff is NOT asking the Planning Commission to draft a new Vision Statement; rather, we are suggesting that a more productive use of time will be to brainstorm words and phrases that will help guide the way we think about a long term vision, as well as guide other principles and policies of the Comprehensive Plan.

Next Steps:
A formal motion/recommendation from that Planning Commission is not needed at this time. Following the meeting, staff will compile and summarize feedback from the Planning Commission and other CBC's and convey it to the City Council. A proposed statement will then be drafted by staff for review by the Planning Commission at your next meeting, and later presented to the City Council.

Background:
On August 5, 2014, the Planning Commission and staff presented a report to the City Council, recommending that the City pursue an update to the Comprehensive Plan. The report included an overview of the extensive review process conducted by the Planning Commission over the course of several months last year, as well as initial recommendations of what should be addressed with the update. The City Council endorsed the Planning Commission recommendation and directed staff to proceed with an update to the Comprehensive Plan, which would entail a public outreach process, as well as public meetings before the Planning Commission and City Council.

As part of the Planning Commission review process, a "visioning exercise" was conducted, and preliminary discussion took place regarding revising the current Vision Statement, which reads:

> *Current Vision Statement:*
> *Envisioned is a city with a sense of connection and safety, where residents take pride in the community they call home. It is a vibrant city, with a full spectrum of community amenities and services, based upon high quality design, environmental sensitivity, sustainability and careful decision making.*

At that time, some Commissioners suggested we add the terms "balanced", and "live, work, play" and add a statement that amenities and services are for "all generations."